Record and Return To:
Robert L. Lister and Constance M. Lister
1204 Steven Spring Ct.
Joelton, TN 37080

MAP/GROUP/PARCEL:
072-10-0/125.00

New Owners' Name and Address:
Robert L. Lister and Constance M. Lister
1204 Steven Spring Ct.
Joelton, TN 37080

Send Tax Bills To:
New Owners

Karen Johnson Davidson County
Batch# 656021 DEEDQC
06/14/2021 01:43:56 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20210614-0079901

QUITCLAIM DEED

THIS INDENTURE, made this 12TH day of June, 2021

BETWEEN **Robert L. Lister and Constance M. Lister**, husband and wife **and Stephen P. Ruff and Vavolyn D. Ruff**, husband and wife, (herein, "Grantors") and **Robert L. Lister and Constance M. Lister**, husband and wife (herein, "Grantees") as joint tenants with rights of survivorship.

(The words "Grantor" and "Grantee" shall include their respective heirs, successors, and assigns, where the context requires or permits, and shall include the singular and plural, and the masculine, feminine, and neuter as the context requires.)

WITNESETH, that the Grantor, for and in consideration hereby acknowledged by Grantee at and before the sealing and delivery of these presents, the receipt of which is hereby acknowledged, has bargained, sold and does by these presents, bargain, sell, remise, release and forever quitclaim to Grantee all the right, title, interest, claim or demand which the Grantor has or may have in and to the following described Property, to wit:

A tract of land in the 11th Civil District of said County and State, being known as a part of a tract of 60 acres, more or less, conveyed by M.H. Cartwright and wife, to E.B. Rucker, of record in Book 291, Page 266, Reiger's Office for said County, and being known as part of E.B. Rucker's unrecorded subdivision of said 60-acre tract, and described according to a copy of a survey thereof made April 1, 1948, by Lewis D. Justice, Surveyor, as follows:

Beginning at a point in the westerly margin of Bronte Avenue 448 feet, more or less, south of the south margin of Litton Avenue, said point being the northeast corner of Lot No. 25 on the Map of Dugger

Bros. Subdivision of a part of the Rucker Lands, as shown on the plan of record in Book 1130, Page 20, Register's Office for said County; thence with the margin of said Bronte Avenue, northerly around a slight curve, 78.2 feet to the corner of the Duncan Lot; thence with Duncan's south line, westerly 112 feet, more or less, to a stake; thence southerly 64.6 feet to an inner corner of said Lot No. 25 of said Dugger Subdivision; thence with the northerly margin of the same, easterly 102.5 feet more or less, to the beginning.

The subject property is improved property commonly known as 2831 Bronte Avenue, Nashville, Tennessee 37216.

BEING the same property conveyed to Grantors herein previously by deed of record in Instrument No.20040219-0019002, Registrar's Office of Davidson County, Tennessee.

Subject to: all covenants, conditions, reservations, limitations, easements and restrictions or agreements of record, if any, and to all applicable zoning ordinances and/or governmental restrictions, if any, affecting the same.

TOGETHER WITH all the rights, members and appurtenances to the said described Property in anywise appertaining or belonging.

TO HAVE AND TO HOLD said described premises to Grantee or that neither Grantor nor any person or persons claiming under or through Grantor shall at any time, by any means or ways, have, claim or demand any right to title to said premises or appurtenances, or any rights thereof.

R-L

IN WITNESS WHEREOF, the Grantors have signed, sealed and executed this deed.

Constance M. Lister

Constance M. Lister

Robert L. Lister

Stephen P. Ruff

Vavolyn D Ruff

Vavolyn D. Ruff

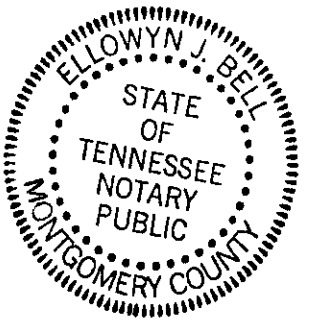
STATE OF Tennessee

COUNTY OF Cheatham

Personally appeared before me, the undersigned authority, **Constance M. Lister and Robert L. Lister** with whom I am personally acquainted or who did present a state issued identification, and made an oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

Sworn to and subscribed before me, this the 12th day of June, 2021

Ellowyn J. Bell
Notary Public
For the State of Tennessee,
County of Montgomery
Print Name: Ellowyn J. Bell
My commission expires: Sept. 18, 2024



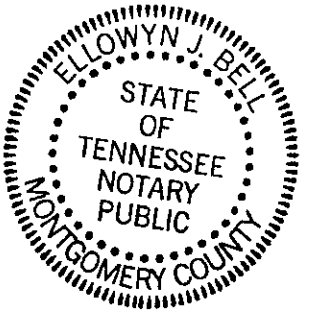
STATE OF Tennessee

COUNTY OF Cheatham

Personally appeared before me, the undersigned authority, **Stephen P. Ruff and Vavolyn D. Ruff**, with whom I am personally acquainted or who did present a state issued identification, and made an oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

Sworn to and subscribed before me, this the 12th day of June, 2021

Ellowyn J. Bell
Notary Public
For the State of Tennessee,
County of Cheatham
Print Name: Ellowyn J. Bell
My commission expires: Sept 18, 2024



STATE OF Temessee

COUNTY OF Cheatham

The actual consideration or value whichever is greater for this transfer is -0- R.Z.

Stephen P. Ruff, Affiant

Vavolyn D Ruff
Vavolyn D. Ruff, Affiant

Sworn to and subscribed before me, this the 12th day of June, 2021

Ellowyn J. Bell
Notary Public
For the State of Tennessee,
County of Montgomery
Print Name: Ellowyn J. Bell
My commission expires: Sept. 18, 2024

